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8

9 **UNITED STATES DISTRICT COURT**

10 **DISTRICT OF NEVADA**

11
12 WELL'S FARGO BANK, N.A.; FEDERAL
NATIONAL MORTGAGE ASSOCIATION,

Case No. 2:17-cv-01534-JCM-CWH

13 Plaintiff,
14
15 vs.
16 LAS VEGAS DEVELOPMENT GROUP LLC;
AIRMOTIVE INVESTMENTS LLC;
17 NEVADA ASSOCIATION SERVICES, INC.;
DESERT INN MOBILE FAMILY ESTATES
18 OWNERS ASSOCIATION, foreclosing as
DESERT INN MOBILE ADULT ESTATES
OWNERS ASSOCIATION;
19
20 Defendants.

**STIPULATION AND ORDER TO STAY
PROCEEDINGS PENDING
SETTLEMENT
(FIRST REQUEST)**

21 Plaintiffs Wells Fargo Bank, N.A. and Federal National Mortgage Association
22 (collectively “Plaintiffs”) and Defendants Las Vegas Development Group LLC and Airmotive
23 Investments LLC (collectively, “Defendants”, and jointly with Plaintiffs, the “Parties”), by and
24 through their respective counsel, hereby stipulate and agree to stay the instant proceedings in
25 their entirety pending settlement. In support of their request for a stay of proceedings, the Parties
26 state as follows:
27
28

1 Plaintiffs filed their Complaint [ECF No. 1] on May 31, 2017. Defendants then sought to
2 have litigation reopened in front of the state court in the Eighth Judicial District of Nevada. The
3 state court declined to reopen the case and Defendants have taken that decision up on appeal.

4 At this point, the Parties have agreed to settlement terms for this litigation and the matter
5 pending before the Nevada Supreme Court. The Parties are working on documenting a
6 settlement agreement. All essential terms have been agreed upon by the Parties. Given that the
7 Parties have effectively settled the matter in its entirety, the Parties agree to stay any further
8 proceedings. When settlement is finalized, the Parties will file a stipulated dismissal. If
9 settlement terms are not finalized within 60 days of this stipulation, the Parties will submit a
10 status report to the Court providing a further update regarding the status of the settlement. Based
11 on the foregoing, the Parties respectfully request that the Court grant this stipulation and stay
12 these proceedings.

13 Dated: September 24, 2018

14 SNELL & WILMER L.L.P.

15 By: /s/ Nathan G. Kanute
Jeffrey Willis, Esq.
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50 West Liberty Street, Suite 510
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Attorneys for Plaintiffs

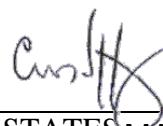
Dated: September 24, 2018

ROGER P. CROTEAU & ASSOCIATES, LTD

By: /s/ Timothy E. Rhoda (with permission)
Timothy E. Rhoda, Esq.
9120 W. Post Rd.
Las Vegas, NV 89148
Attorneys for Defendants

22 **ORDER**

23 **IT IS SO ORDERED.**

24
25 
UNITED STATES MAGISTRATE JUDGE
DATED: September 25, 2018

CERTIFICATE OF SERVICE

I hereby certify that on this date, I electronically filed the foregoing with the Clerk of Court for the U.S. District Court, District of Nevada by using the Court's CM/ECF system. Participants in the case who are registered CM/ECF users will be served by the CM/ECF system.

DATED: September 24, 2018.

/s/ Lara J. Taylor
An Employee of Snell & Wilmer L.L.P.

Snell & Wilmer
L.L.P.
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